

Nicole Retana

From: Nicole Retana
Sent: Monday, July 25, 2016 8:41 AM
To: 'sjalcon@att.net'
Cc: Brandi Cummings
Subject: Request Hearing for item_SULLIVAN_County file #DRC2015-00081

Ms. Alcon:

We have received your request for hearing on **DANNY SULLIVAN (DRC2015-0008)**. The hearing will be held on August 5, 2016 at 9:00am.

The draft agenda is available online at <http://www.slocounty.ca.gov/planning/meetings.htm?>.

If you have any questions please feel free to contact the Project Manager, Brandi Cummings at (805) 781-1006 or myself at the number below.

Thank you,

Nicole Retana, Secretary
County of San Luis Obispo
Planning and Building Department

From: Brandi Cummings
Sent: Friday, July 22, 2016 4:36 PM
To: Nicole Retana <nretana@co.slo.ca.us>
Subject: Fw: County file #DRC2015-00081

Hearing request for Three Sylvester Systems on PDH 8-5.



From: sjalcon@att.net <sjalcon@att.net>
Sent: Friday, July 15, 2016 9:14 PM
To: Brandi Cummings
Subject: Re: County file #DRC2015-00081

Hi Brandi,

Thanks for getting back to me. Yes, I would like a copy of the proposed plans

I do request a public hearing on this project. Since writing you, I've spoken to other residents and it's clear that the project should not be on the consent agenda while there are concerns as to how this project will affect nearby property owners.

Sincerely,

Sylvia Alcon

From: [Brandi Cummings](#)
Sent: Friday, July 15, 2016 4:07 PM
To: sjalcon@att.net
Subject: Re: County file #DRC2015-00081

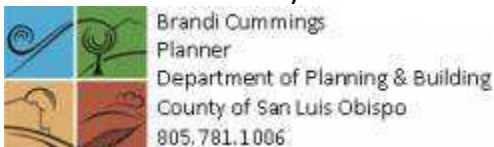
Hi Sylvia,

I'd be happy to answer your questions regarding this project.

You are correct, you need to specifically request in writing if you would like a hearing on this item, otherwise it will be approved on the consent agenda.

Would you like me to send you a copy of the proposed plans? One oak tree is proposed for removal, and it will be replaced with four new oak trees, on site. Pubic Works did not identify any traffic concerns relating to visibility for this project. Regarding the vacation rental, the applicant has request two, and we are recommending only one be approved. At this point the property would be able to obtain one vacation rental without a Minor Use Permit, because it meets the 50 foot distance requirement. The modification is requested for the second vacation rental, which staff is not recommending.

Please let me know if you have additional questions,



From: sjalcon@att.net <sjalcon@att.net>
Sent: Monday, July 11, 2016 11:27:36 AM
To: Brandi Cummings
Subject: County file #DRC2015-00081

Dear Brandi Cummings,

Recently I received a notice of a hearing date for the property at 260 and 264 San Miguel St in Avila Beach. As I own my home at 220 San Miguel, there are some points I'd like clarified.

It appears that I need to request a Public Hearing if I have questions. Is this correct? It looks as if there are no questions or concerns from the public, then everything in the plans will be done.

My concerns are:

Traffic, as that corner has become particularly difficult to negotiate as visibility is non-existent on busy days.

Oak trees. There is a stand of old oaks on the property. Everything needs to be done to preserve the trees.

Grading. How deep into the property will they grade, and how much of the hill will be cut into?

Modification of 50 foot distance requirement between residential vacation rentals. Doesn't this set a precedent for more vacation rental density?

Perhaps you can answer my questions or put me in touch with someone who can.

Sincerely,

Sylvia Alcon

sjalcon@att.net

805 459-9549